

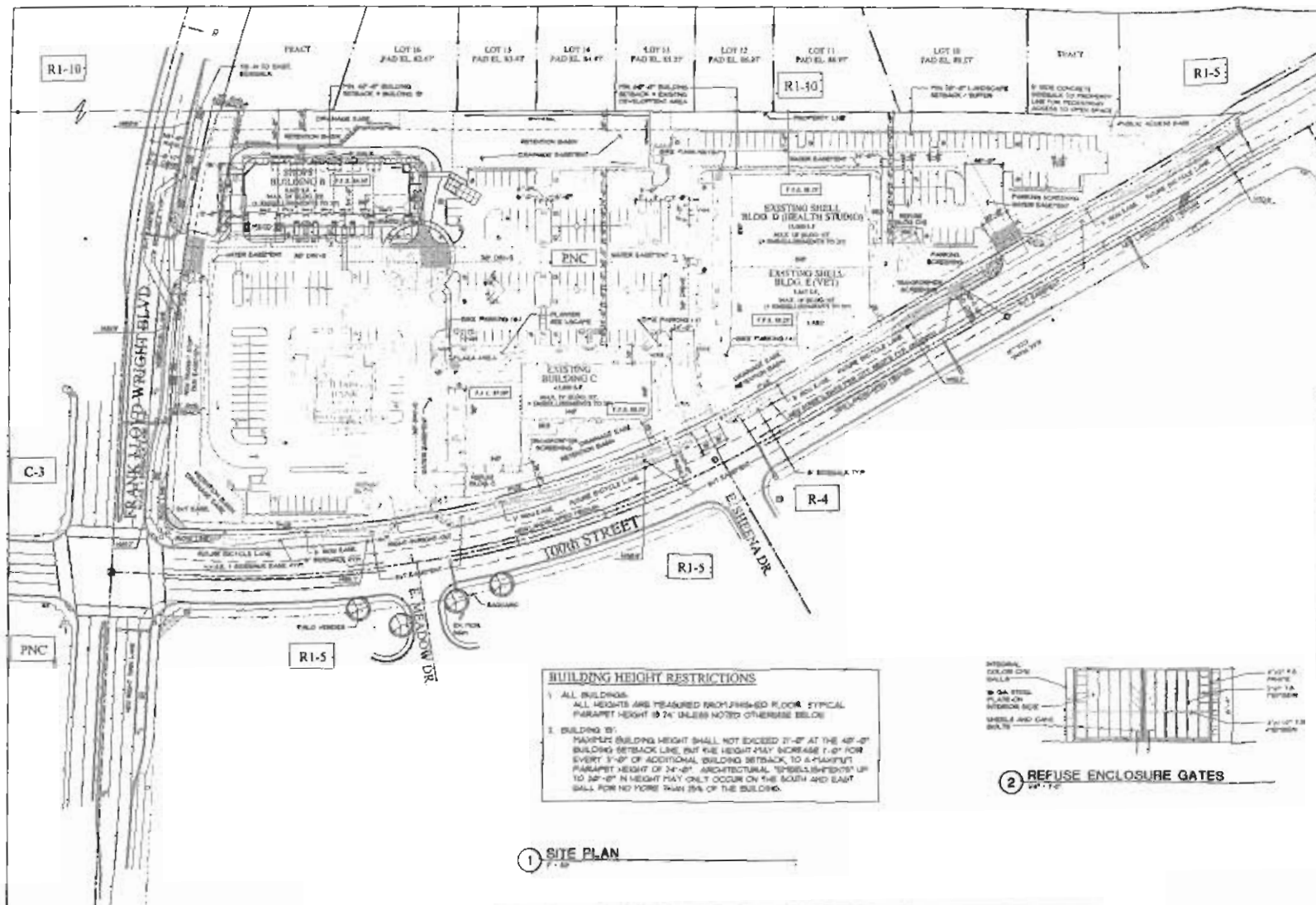
**SHOPS “B”**  
**Centennial Marketplace**  
**100<sup>th</sup> Street & Frank Lloyd Wright**

**Developed by: Byxbee Development**  
**Architect: Butler Design Group, Inc.**

*Centennial Marketplace is located at the Northwest corner of 100<sup>th</sup> Street and Frank Lloyd Wright Boulevard in Scottsdale, Arizona. The site is zoned PNC (Planned Neighborhood Center) for the development of a small retail/commercial-service center. The first phase is currently under construction consisting of three shops buildings totaling 38,647 s.f. and a 4,262 s.f. Bank One branch. This project will consist of a 9,620 s.f. freestanding retail shops building, which is located on the southwest corner of the parcel. Most of the site-work improvements, including landscaping, have been previously approved and are also under construction.*

*The Building design will match the other buildings and consist of a desert-sensitive palette of colors and materials including rough and smooth surfaced masonry, natural stone, stucco and metal accents. Detailing will pay respects to Wright inspired prairie school forms such as extended overhangs, clerestory fenestration, layered wall surfaces and articulated piers. Building colors will be in sync with the desert environment, deriving tones from the earth and native plants. Hardscape materials, seating areas and planters will be designed in unison with the architectural theme to create a seamless connection between buildings and landscape.*

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**08/30/05**



**BUILDING HEIGHT RESTRICTIONS**

1. ALL BUILDINGS:  
ALL HEIGHTS ARE MEASURED UNFINISHED FLOOR TYPICAL PARAPET HEIGHT @ 24" UNLESS NOTED OTHERWISE BELOW
2. BUILDING B1:  
MAXIMUM BUILDING HEIGHT SHALL NOT EXCEED 21'-0" AT THE 40'-0" BUILDING SETBACK LINE, BUT THE HEIGHT MAY INCREASE 1'-0" FOR EVERY 3'-0" OF ADDITIONAL BUILDING SETBACK, TO A MAXIMUM PARAPET HEIGHT OF 34'-0". ARCHITECTURAL "SPIGELS" HEIGHTS UP TO 30'-0" IN HEIGHT MAY ONLY OCCUR ON THE SOUTH AND EAST SALL FOR NO MORE THAN 25% OF THE BUILDING.



2 REFUSE ENCLOSURE GATES

1 SITE PLAN



**SITE DATA**

NET SITE AREA	33,880 S.F.	(.78 ACRES)
TOTAL BUILDING AREA	52,000 S.F.	
CONCRETE	5.46 S.F.	
PARKING SPACES	711 SPACES	
PARKING AREA	5.46 PER 1000	
BUILDING CALCULATION		
BUILD. 1	SHAW ONE	1,200 S.F.
BUILD. 2	SHAW TWO	1,000 S.F.
BUILD. 3	SHAW THREE	1,000 S.F.
BUILD. 4	RESTAURANT	10,000 S.F.
BUILD. 5	PUBLIC AREA	8,000 S.F. (.17 AC)
BUILD. 6	DOES NOT INCLUDE	14,000 S.F.
BUILD. 7	HEALTH CLUB	10,000 S.F.
BUILD. 8	RESTAURANT	1,000 S.F.
PARKING CALCULATION		
SHOP	4,000 PER 100	17 SPACES
RETAIL	8,000 PER 100	88 SPACES
RESTAURANT	8,000 PER 100	100 SPACES
INDOOR PUBLIC AREA	8,000 PER 100	100 SPACES
DOES NOT INCLUDE	14,000 PER 100	14 SPACES
HEALTH CLUB	8,000 PER 100	10 SPACES
RESTAURANT	1,000 PER 100	10 SPACES
TOTAL REQUIRED PARKING		280 SPACES
REQUIRE PARKING REQUIRED	1 PER 10	30 SPACES
PER C.O.D. (CITY) 2000		

**VICINITY MAP**



**BYXREE**  
DEVELOPMENT PARTNERS

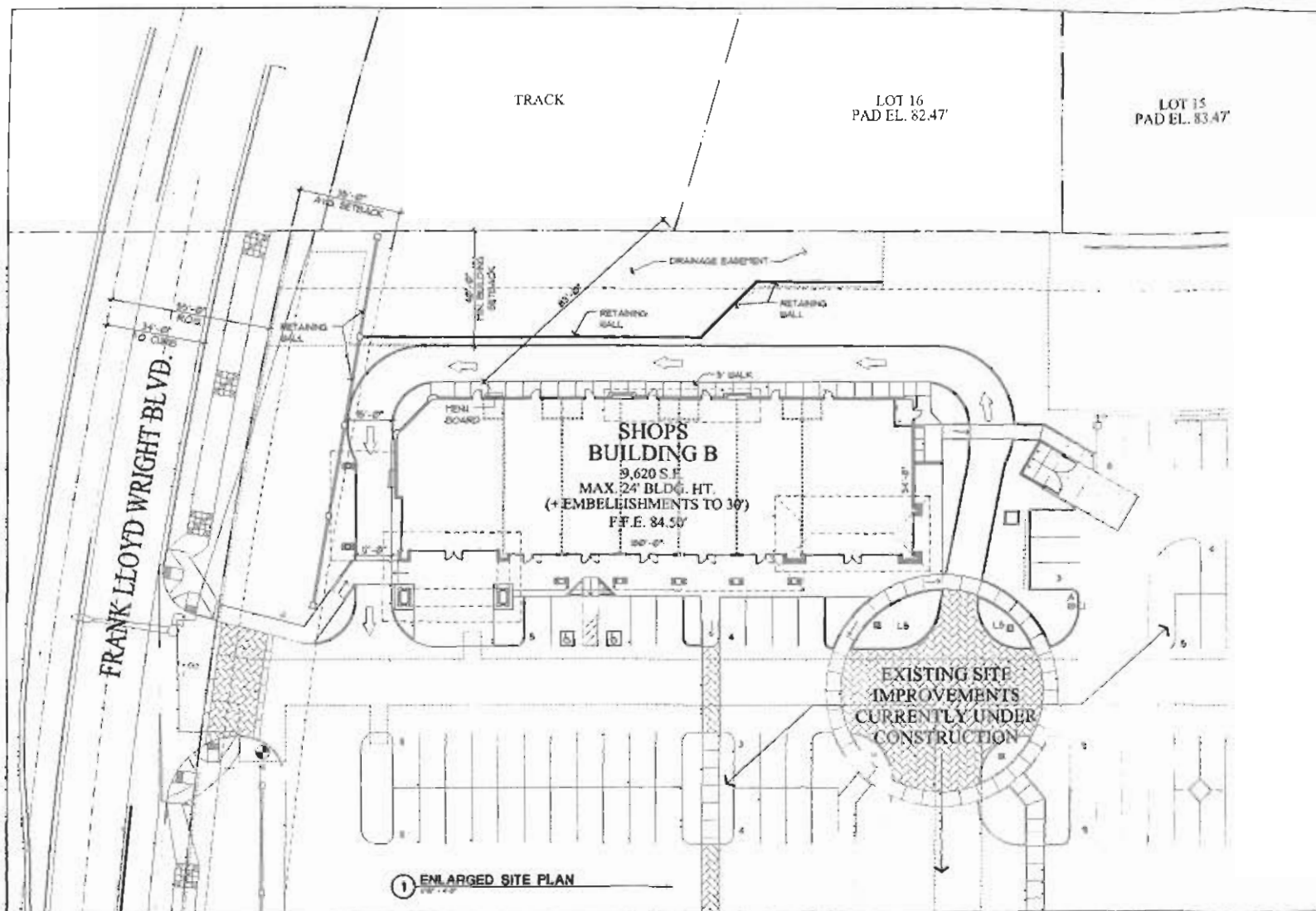
**CENTENNIAL MARKETPLACE**  
100TH STREET AND FRANK LLOYD WRIGHT BOULEVARD  
SCOTTSDALE, ARIZONA



**Bdg**

**Butler Design Group**  
Architects & Planners  
8555 East Van Buren St.  
Suite 210  
Phoenix, Arizona 85048  
phone 802-857-1800  
fax 802-857-7722

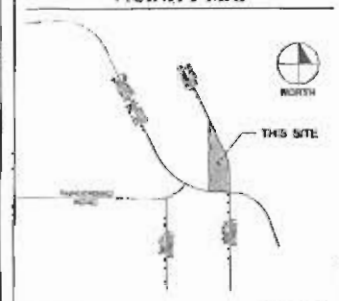
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#### SITE DATA

TOTAL SITE AREA	65,800 S.F.	(1.50 ACRES)
TOTAL BUILDING AREA	95,500 S.F.	
% COVERAGE	5.16 %	
PARKING PROVIDED	111 SPACES	
PARKING RATIO	1.00 PER 1000	
BUILDING CALCULATION		
RETAIL	4,200 S.F.	
RESTAURANT	5,000 S.F.	
RETAIL	3,000 S.F.	
RESTAURANT	15,000 S.F.	
RETAIL	15,000 S.F.	
RESTAURANT	15,000 S.F.	
RETAIL	15,000 S.F.	
RESTAURANT	15,000 S.F.	
PARKING CALCULATION		
RETAIL	4,200 PER 100	17 SPACES
RESTAURANT	5,000 PER 100	20 SPACES
RETAIL	3,000 PER 100	12 SPACES
RESTAURANT	15,000 PER 100	12 SPACES
RETAIL	15,000 PER 100	12 SPACES
RESTAURANT	15,000 PER 100	12 SPACES
RETAIL	15,000 PER 100	12 SPACES
RESTAURANT	15,000 PER 100	12 SPACES
TOTAL REQUIRED PARKING		100 SPACES
EXCESS PARKING PROVIDED	11 SPACES	11 SPACES

#### VICINITY MAP



**BYARBE**  
DEVELOPMENT PARTNERS

## CENTENNIAL MARKETPLACE

100TH STREET AND FRANK LLOYD WRIGHT BOULEVARD  
SCOTTSDALE, ARIZONA



**Bdg**

Butler Design Group  
Architects & Planners

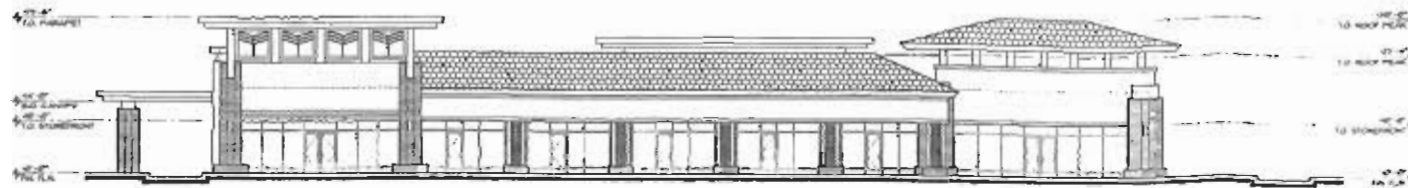
3555 East Van Buren St.  
Suite 210  
Phoenix, Arizona 85008

PHONE 602-957-9559  
FAX 602-957-7722

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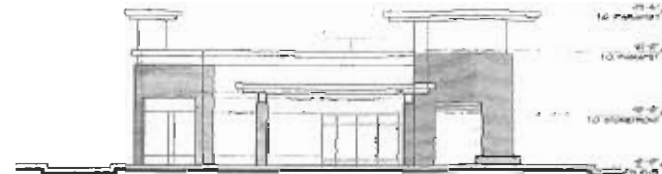




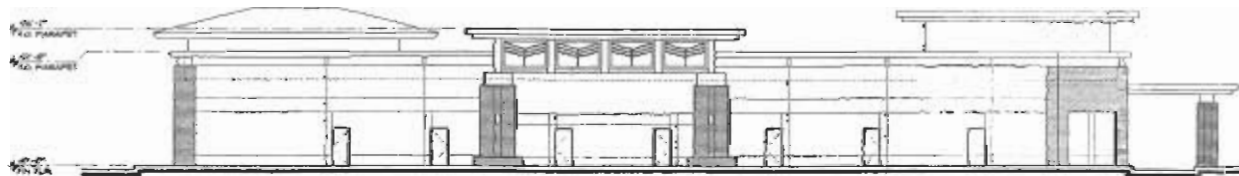
① EAST ELEVATION  
SCALE: 1/8" = 1'-0"



② NORTH ELEVATION  
SCALE: 1/8" = 1'-0"



③ SOUTH ELEVATION  
SCALE: 1/8" = 1'-0"



④ WEST ELEVATION  
SCALE: 1/8" = 1'-0"

**BYADBE**  
DEVELOPMENT PARTNERS

# CENTENNIAL MARKETPLACE

100TH STREET AND FRANK LLOYD WRIGHT BOULEVARD  
SCOTTSDALE, ARIZONA



Butler Design Group  
Architects & Planners  
8555 East Van Buren St.  
Suite 215  
Phoenix, Arizona 85028  
phone 802-957-8005  
fax 802-957-7322

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EAST ELEVATION 3/32"=1'-0"



NORTH ELEVATION 3/32"=1'-0"



SOUTH ELEVATION 3/32"=1'-0"



WEST ELEVATION 3/32"=1'-0"

A	Western Block Q Brown Substr: with burnished face
B	Trendstone Pebble Beach Substr: with burnished face
C	Frazee Diamond Sand #1134
D	Frazee Autumn Wheat #1210
E	Frazee Autumn Green #1450
F	Frazee Green Olive #1550
G	Frazee Royal #1710
N	Monier Lifetile Charcoal Brown Plus Concrete Tile

## SHOPS "B"

# CENTENNIAL MARKETPLACE

N.W.C. 100TH STREET & FRANK LLOYD WRIGHT  
SCOTTSDALE, ARIZONA

04172

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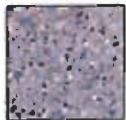







09/21/05

BYXBEE  
ARCHITECTS

FOR LINES  
**B**  
d  
g  
Monier Design Group, Inc.  
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PLAZA IN FOREGROUND

<b>A</b>		<b>Western Block</b> <i>Q Brown</i> 8x8x16 with burnished face	<b>E</b>		<b>Frazee</b> <i>Ardmore Green</i> 8185D
<b>B</b>		<b>Trendstone</b> <i>Pebble Beach</i> 8x8x16 with burnished face	<b>F</b>		<b>Frazee</b> <i>Greek Olive</i> 8656N
<b>C</b>		<b>Frazee</b> <i>Sienna Sand</i> 8223M	<b>G</b>		<b>Frazee</b> <i>Tequila</i> 8672W
<b>D</b>		<b>Frazee</b> <i>Autumn Wheat</i> 8225D	<b>H</b>		<b>Monier Lifetile</b> <i>Chestnut Brown</i> Flat Concrete Tile

**BYXBEE**  
DEVELOPMENT PARTNERS

## CENTENNIAL MARKETPLACE

SPECIALTY RETAIL CENTER  
SCOTTSDALE, ARIZONA

**Bd**  
Bulfinch Design Group, Inc.  
ARCHITECT & PLANNING

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